



UNITED STATES ENVIRONMENTAL PROTECTION AGENCY

REGION 8
999 18TH STREET - SUITE 300
DENVER, CO 80202-2466
<http://www.epa.gov/region08>

SDMS Document ID



1003056

PUBLIC
DOCUMENT

April 17, 2001

Ref: 8EPR-ER

Mr. Bill Scaff
Double Play Convenience, LLC
4731 W. 10th Street, Ste. G
Greeley, CO 80634

RE: 3063/3099 Brighton Boulevard; Denver, Colorado

Dear Mr. Scaff:

Over the last several months the United States Environmental Protection Agency (EPA) has been conducting a soil and groundwater investigation at the property located at 3063/3099 Brighton Boulevard, Denver, Colorado (Brighton Boulevard property). I have been notified by Mr. Warren Meierhofer that you are currently the owner of the Brighton Boulevard property.

The sampling was conducted by the EPA Superfund Removal Program, and I am an On-Scene Coordinator in that program. My responsibilities, which are spelled out in the National Contingency Plan, include determining if contamination at a site poses an urgent threat, such that EPA must conduct either an emergency response or a time-critical removal action.

I have determined that a time-critical removal action is not necessary at this site based on the analytical results for EPA's soil and groundwater samples. The EPA Superfund Removal Program's investigation at this site is now complete. If EPA receives new information indicating that further investigation or a response action is necessary, we will contact you at that time. EPA's contractor has plugged and abandoned EPA's monitoring wells used during this investigation. I have enclosed copies of EPA's analytical results reports.

During this investigation, EPA contractors opened some of the existing monitoring wells at the property, which are located near the underground storage tanks, in order to take water level measurements. One of the wells had a layer of what appeared to be a petroleum product floating on top of the groundwater. EPA obtained a sample of this material, and the analysis showed concentrations of extractable petroleum hydrocarbons (1,900 ppm), and concentrations of certain organic compounds which are likely related to a petroleum product, such as naphthalene (2.5

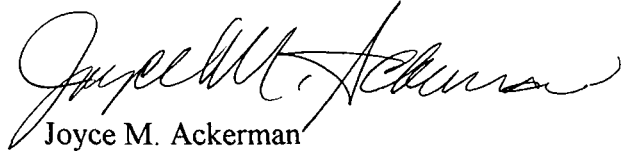


Printed on Recycled Paper

ppm), 1,2,4-trimethylbenzene (2.7 ppm), m,p-xylenes (0.570 ppm), etc. Because this sample was obtained near the underground storage tanks, we referred this finding to Larry Delin at the Colorado State Oil Inspection Section, which regulates underground storage tanks.

If you have any questions, please contact me at (303) 312-6822.

Sincerely,

A handwritten signature in cursive script, appearing to read "Joyce M. Ackerman".

Joyce M. Ackerman
On-Scene Coordinator

Enclosure

cc: Warren Meierhofer, w/ enclosure
Larry Delin, CO OIS, w/out enclosure
Sheldon Muller, EPA, w/out enclosure